



LOCATION

Address: [1925 ALANBROOKE DR](#)
City: FORT WORTH
Georeference: 16945-16-15R
Subdivision: HAMLET ADDITION-FORT WORTH
Neighborhood Code: 1E030D

Latitude: 32.6209826983
Longitude: -97.2960247703
TAD Map: 2060-344
MAPSCO: TAR-105R



Google Map or type unknown

This map, content, and location of property is provided by Google Services.

PROPERTY DATA

Legal Description: HAMLET ADDITION-FORT WORTH Block 16 Lot 15R

Jurisdictions:

CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
EVERMAN ISD (904)

Site Number: 41050312
Site Name: HAMLET ADDITION-FORT WORTH-16-15R
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,675
Percent Complete: 100%
Land Sqft^{*}: 6,534
Land Acres^{*}: 0.1500
Pool: N

State Code: A

Year Built: 2015

Personal Property Account: N/A

Agent: None

Protest Deadline Date: 5/15/2025

⁺⁺⁺ Rounded.

^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:

WINDFALL TX PROP 16 LLC

Primary Owner Address:

31658 CANNON RUSH DR
SAN ANTONIO, FL 33576

Deed Date: 2/19/2021

Deed Volume:

Deed Page:

Instrument: [D221057064](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
WINDFALL TX PROP 14 LLC	4/11/2019	D219079158		
WINDFALL ASSETS	6/12/2015	D215127251		
EVERMAN HOMES LLC	1/3/2013	D213134498	0000000	0000000
WOODHAVEN NATIONAL BANK	1/1/2013	D213123750	0000000	0000000
WELLS FRAMING CONTRACTORS INC	1/1/2006	000000000000000	0000000	0000000

VALUES

This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised ⁺
2025	\$0	\$0	\$0	\$0
2024	\$246,591	\$39,204	\$285,795	\$285,795
2023	\$263,000	\$45,000	\$308,000	\$308,000
2022	\$204,000	\$35,000	\$239,000	\$239,000
2021	\$142,125	\$35,000	\$177,125	\$177,125
2020	\$142,125	\$35,000	\$177,125	\$177,125

Pending indicates that the property record has not yet been completed for the indicated tax year.

+ Appraised value may be less than market value due to state-mandated limitations of value increases.

EXEMPTIONS / SPECIAL APPRAISAL

There are no exemptions for this property

Per Texas Property Tax Code Section 25.027, this website does not include exemption information indicating that a property owner is 65 years of age or older for unauthorized individuals.